

This conveyance is made subject to the following restrictions and covenants.

1. This property shall be used for single family residential and recreational purposes, except as specified in number 2. Horses, cows, dogs and cats may be kept provided they are not bred or maintained for commercial purposes, and provided they do not create a nuisance such as by offensive odor carrying onto other property, menacing behavior, or annoying barking. Larger animals, such as horses or cattle, are limited to no more than one animal per acre.

2. No trade, commerce, or other activity which may be considered a nuisance to the neighborhood may be carried on upon the property. It is permissible to operate a home-based Internet business. Trade materials or inventories may be sorted upon the property in an appropriate closed building. No tractor trailer type trucks or trailers, house trailers, or mobile homes may be stored or regularly parked on the property. No junk, including unsightly buildings, may be placed upon the property.

3. Homes shall be constructed with a minimum of 1,000 square feet of heated floor space above ground not to include garages or basements.

4. No single wide mobile homes, double wide homes, prefabricated factory assembled modular homes may be placed on the property and site-built homes. Construction of homes shall be finished within one (1) year of breaking ground.

5. There shall be no exterior of tar paper or visible concrete blocks. Exterior concrete blocks must be finished in stucco or brick or stone.

6. Homes shall have exteriors of finished siding, hardy board, wood, logs, brick stone, etc.

7. No camper trailers shall be used for a permanent residence. Recreational vehicle are allowed but not to exceed 30 days consecutively.

8. Any outbuildings placed on the property shall be of a style and exterior finish to coordinate with the house.

The property address is believed to be 24.97 Acres on State Highway 52 (Livingston), Jamestown, Tennessee 38556.